

Rebuild Mississippi - The South's Warmest Welcome

Ellisville, MS, (population 3,634) is a small town abuzz with energy over the city's Hotel Alice renovation project. The life forces behind this project are Rebuild Mississippi and the hotel's owners, Jan and Eddie Malone. In 1999, the Malones, near-lifetime residents of Ellisville, had a vision to convert the abandoned three-story, 11,500-square-foot historic building into a Bed and Breakfast, with a coffee shop/restaurant and antiques shop on the first floor. Built in 1902, the building is eligible for membership in the National Historic Registry.

Realizing the major renovation was necessary, Jan Malone called upon Dr. Barbara Ousby, the Mississippi state Rebuild America representative, for support. After the City of Ellisville became a Rebuild Mississippi partner in March 2000, the Rebuild Mississippi team went into action. The team performed technical analysis on the building envelope, lighting, windows, plumbing, gas and electric systems, heating and cooling systems, roofing, and insulation, and made numerous recommendations for improvements. The Malones enlisted an architectural firm to help retain the charm and historical features of the building in accordance with the standards the National Register of Historic Places. The total cost of retrofits were estimated at \$335,000, which includes a new HVAC system, energy-efficient windows, hot water heaters and reflective roofing.

Hotel Alice was honored with a Rebuild America Energy Champion Award at the 2001 Rebuild America National Forum.

Active on Many Fronts

Since joining Rebuild America in 1998, Rebuild Mississippi has turned up the heat on their community outreach by developing an array of marketing materials, including baseball caps, polo shirts and coasters. Headed by the Mississippi Department of Economic and Community Development Energy Division, Rebuild Mississippi partners include the Mississippi Main Street Association, Mississippi Valley Gas



Hotel Alice, located in Ellisville, MS, received energy audits and building renovation assistance from the Rebuild Mississippi program.

Company, Mississippi Downtown Development Association, Energy Rated Homes and the City of Jackson. The partnership also is collaborating with Rebuild Alabama to produce a short video to help educate potential partners about

PARTNERSHIP FACTS

- **Total Commercial Building Area Committed**
27,200 square feet
- **Total Energy Savings**
12,200 MMBtu per year
- **Total Annual Cost Savings**
\$9,520

- **Notable Accomplishments**
Hotel Alice was honored as the **Energy Champion for Commercial Buildings** at the Rebuild America National Forum 2001 in Atlanta, GA.

Rebuild America and the type of local assistance available through these partnerships.

Spreading the Wealth

Rebuild Mississippi is working with the North Midtown Community Development Corporation and Entergy, a local utility, to plan several projects in Jackson. In June 1999, the partnership kicked off its work in the city by recognizing Mark J. McCreery, president of Amerimail Direct, Inc., for renovating an abandoned, deteriorating downtown building to house his growing business. The 35-year-old building received over \$300,000 in extensive interior and exterior improvements, which included an \$8,000 grant through the city's Facade Matching Grant Program.

"Rebuild Mississippi helps identify resources necessary for revitalization. Savings from reduced utility payments can be invested in private enterprise to increase competitiveness."

**Kenneth Calvin,
Energy Division Director**

Lending Helping Hands

The state partnership is also reaching out to its Native American citizens. In 2000, Wes Miller, manager of the Mississippi Development Authority's Financial and Technical Assistance Bureau, arranged a meeting with Dr. Ousby, Rebuild America Program Representative Mel Powers and Choctaw Indian Tribe representatives to discuss joining the Rebuild America family.

Discussions with the Choctaw Tribe centered on energy-efficient improvements to the reservation's 20-plus buildings, and on cogeneration and aggregate power opportunities.

Known as "The South's Warmest Welcome," Mississippi has opened its doors to Rebuild America and is actively sharing the program's ideals with its communities.



Dr. Barbara Ousby, from Rebuild Mississippi, and Jan Malone, owner of Hotel Alice, review the work being completed on the hotel's windows.

TO LEARN MORE ABOUT REBUILD MISSISSIPPI, CONTACT:

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